



Honorable August B. Landis  
United States Bankruptcy Judge



Entered on Docket  
June 13, 2025

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UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NEVADA

In Re

FUSION HOLDINGS, LLC,  
Debtor(s)

Case No.: 25-11193-abl  
Chapter: 7

Hearing Date: April 30<sup>th</sup>, 2025  
Hearing Time: 10:30AM  
United States Bankruptcy Court  
Foley Federal Building  
300 Las Vegas Boulevard South  
Las Vegas, Nevada 89101

**JUDGE: HON. AUGUST B. LANDIS**

**FINDINGS OF FACT, CONCLUSIONS OF LAW AND ORDER ON RELIEF FROM  
THE AUTOMATIC STAY UNDER 11 USC 362(d), WAIVER OF THE 14 DAY STAY,  
AND IN REM RELIEF**

**WHEREIN** Secured creditor Batel LLC's, ("Movant") Motion for Relief From The  
Automatic Stay, having come before this Court on April 30<sup>th</sup>, 2025, Joshua Dresslove Esq.

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3 appearing for Movant, and no appearance having been made on behalf of Debtor Fusion Holdings,  
4 LLC;

5 **WHEREIN** Debtor did not file written opposition to Movant's Motion for Relief From  
6 The Automatic Stay, and the Court having reviewed the Motion, and considered oral arguments  
7 made in support, and the Court being fully advised in the premises, and good cause appearing:

8  
9 **FINDINGS OF FACT AND CONCLUSIONS OF LAW**

10 This court has jurisdiction under 28 USC 1334(a)(157) and local rule 1001(b)(1), venue is  
11 appropriate in Nevada under 11 USC 1408(1). This Motion is a Court proceeding under 28 USC  
12 157(b)(2)(A) and arises under the Bankruptcy Code and seeks dismissal under 11 USC 707(a), 11  
13 USC 109(a)(5) and 11 USC 101(15).

14  
15 The Court has reviewed the Motion, has found that the same is properly supported and  
16 served, and that no opposition has been filed, the Court takes judicial notice under Federal Rule of  
17 Evidence 201(b) & (c) of the following;

18 This is a case that was filed by Debtor Fusion Holdings, LLC;

19 Debtor(s) owe \$215,318.89 on the Note to Movant ("the Note").

20  
21 The Note is secured by a deed of trust benefiting Movant and held against residential real  
22 property commonly known as 3920 Syracuse Dr, Las Vegas, NV 89121, APN: 161-19-713-008  
23 ("the Property").

24 Debtor has defaulted on the Note.

25 Debtor has little to no equity in the Property  
26  
27  
28

1  
2  
3 The Movant is not adequately protected where Debtor(s) fail to provide proof of  
4 homeowners insurance and allow liens to record against the Property.

5 The Court finds that relief requested in the unopposed motion is warranted based on the  
6 above referenced undisputed facts, relief from the automatic stay is appropriate under 11USC  
7 Section 362(d)(1) and (2) for cause and for all the reasons detailed in the papers filed by Movant  
8 Batel, LLC.  
9

10 For lack of any opposition and all the reasons stated herein, I hereby grant Batel LLC's  
11 Motion in its entirety and all of its relief requested.

12 **IT IS HEREBY ORDERED, ADJUDGED AND DECREED** that the Motion For Relief  
13 From Automatic Stay is granted in favor of Movant.  
14

15 **IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that all bankruptcy stay  
16 provisions are hereby terminated as to the real property commonly known as 3920 Syracuse  
17 Dr, Las Vegas, NV 89121, APN: 161-19-713-008, ("the Property") and legally described as

18 LOT TWENTY (20) IN BLOCK (7) OF ENCANTO UNIT NO. 3-C, AS  
19 SHOWN BY MAP THEREOF ON FILE IN BOOK 12, OF PLATS, PAGE  
20 3, IN THE OFFICE OF THE COUNTY RECORDER OF CLARK  
21 COUNTY, NEVADA.

22 **IT IS FURTHER ORDERED, ADJUDGED AND DECREED** that the 14-day waiting  
23 period of FRBP 4001(a)(3) shall be waived with regard to this Order.

24 Prepared and submitted by:

25 DRESSLOVE LAW

26 By: /s/ Joshua Dresslove Esq.

27 Joshua Dresslove, Esq.

28 NVB 15535